

143.0

0007

0010.A

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
828,100 / 828,100  
828,100 / 828,100  
828,100 / 828,100

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
16		PURITAN RD, ARLINGTON

## OWNERSHIP

Unit #:

Owner 1: PARECE KATHERINE P	
Owner 2:	
Owner 3:	

Street 1: 16 PURITAN RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: PARECE KATHERINE -

Owner 2: -

Street 1: 16 PURITAN RD

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains .163 Sq. Ft. of land mainly classified as One Family with a Split Level Building built about 1959, having primarily Wood Shingle Exterior and 2446 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7088		Sq. Ft.	Site		0	80.	0.89	9									506,112						506,100	

## IN PROCESS APPRAISAL SUMMARY

Use Code								Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101								7088.000		322,000				506,100		828,100						93080	
																						GIS Ref	
																						GIS Ref	
																						Insp Date	
																						04/20/18	



## USER DEFINED

Prior Id # 1:	93080
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/30/21	11:59:02
LAST REV Date	Time
04/30/18	13:58:41
ekelly	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Parcel ID								Parcel ID		143.0-0007-0010.A	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2022	101	FV	322,000	0	7,088.	506,100	828,100		Year end	12/23/2021	
2021	101	FV	309,600	0	7,088.	506,100	815,700		Year End Roll	12/10/2020	
2020	101	FV	309,600	0	7,088.	506,100	815,700		815,700 Year End Roll	12/18/2019	
2019	101	FV	285,300	0	7,088.	474,500	759,800	759,800 Year End Roll		1/3/2019	
2018	101	FV	285,300	0	7,088.	392,200	677,500	677,500 Year End Roll		12/20/2017	
2017	101	FV	285,300	0	7,088.	360,600	645,900	645,900 Year End Roll		1/3/2017	
2016	101	FV	285,300	0	7,088.	329,000	614,300	614,300 Year End		1/4/2016	
2015	101	FV	235,700	0	7,088.	322,600	558,300	558,300 Year End Roll		12/11/2014	

## SALES INFORMATION

Grantor		Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes
PARECE KATHERIN		65113-350		3/26/2015	Convenience		1	No	No		
		9713-210		1/1/1901	Family			No	No	Leroy Parece dod 6/6/12	

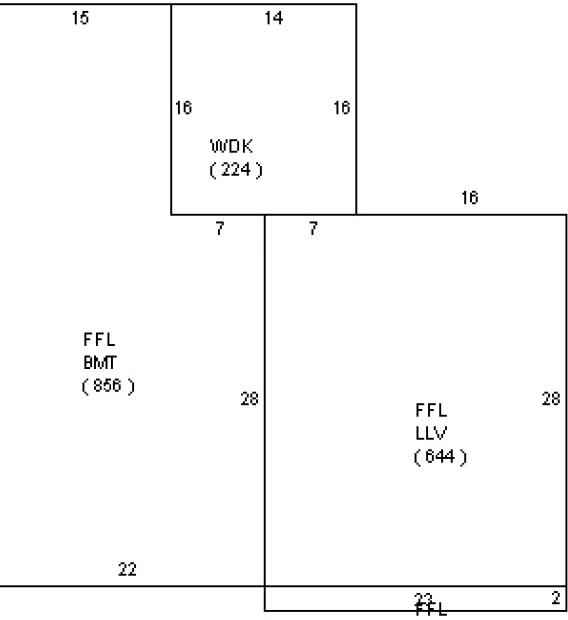
## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
11/15/2012	1497	Re-Roof	8,800	C					4/20/2018	MEAS&NOTICE	CC	Chris C
									5/1/2013	Info Fm Prmt	EMK	Ellen K
									2/4/2009	Measured	372	PATRIOT
									11/23/1999	Mailer Sent		
									11/16/1999	Measured	264	PATRIOT
									1/1/1982		KM	

## ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>				
Type: 21 - Split Level				Full Bath: 1	Rating: Good											
Sty Ht: 1 - 1 Story				A Bath:	Rating:											
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:											
Foundation: 1 - Concrete				A 3QBth:	Rating:											
Frame: 1 - Wood				1/2 Bath: 1	Rating: Good											
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:											
Sec Wall: 19 - Texture 111	5%			OthrFix:	Rating:											
Roof Struct: 1 - Gable				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>								
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid	Desc: Line 1	# Units 1						
Color: WHITE				A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O							
View / Desir:				Fpl: 1	Rating: Good			Other								
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:			Upper								
Grade: C - Average				<b>CONDOS INFORMATION</b>				Lvl 2								
Year Blt: 1959	Eff Yr Blt:			Location:				Lvl 1								
Alt LUC:	Alt %:			Total Units:				Lower								
Jurisdict:	Fact: .			Floor:				Totals	RMS: 5	BRs: 3	Baths: 1	HB: 1				
Const Mod:				% Own:												
Lump Sum Adj:				Name:												
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>				
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:	No Unit	RMS	BRS	FL				
Prim Int Wal 1 - Drywall				Functional:		%		Interior:	1	5	3					
Sec Int Wall:	%			Economic:		%		Additions:								
Partition: T - Typical				Special:		%		Kitchen:								
Prim Floors: 3 - Hardwood				Override:		%		Baths:								
Sec Floors:	%			Total:	18.6 %			Plumbing:								
Bsmnt Flr: 12 - Concrete				<b>CALC SUMMARY</b>				Electric:								
Subfloor:				Basic \$ / SQ: 100.00				Heating:								
Bsmnt Gar: 1				Size Adj.: 1.32917202				General:								
Electric: 3 - Typical				Const Adj.: 0.99890012												
Insulation: 2 - Typical				Adj \$ / SQ: 132.771												
Int vs Ext: S				Other Features: 87250												
Heat Fuel: 1 - Oil				Grade Factor: 1.00												
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000												
# Heat Sys: 1				NBHD Mod:												
% Heated: 100	% AC:			LUC Factor: 1.00												
Solar HW: NO	Central Vac: NO			Adj Total: 395593												
% Com Wal	% Sprinkled			Depreciation: 73580												
				Depreciated Total: 322012												
<b>MOBILE HOME</b>				Make:		Model:		WtAv\$/SQ:	AvRate:	Ind.Val						
<b>SPEC FEATURES/YARD ITEMS</b>				Serial #:				Juris. Factor:		Before Depr:	132.77					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	PARCEL ID 143.0-0007-0010.A
												JCod	JFact	Juris.	Value	
More: N Total Yard Items: Total Special Features: Total:																



**IMAGE** **AssessPro Patriot Properties, Inc**

